



City of Cleveland

Frank G. Jackson, Mayor

City Planning Commission



Cleveland City Hall

601 Lakeside Avenue, Room 501

Cleveland, Ohio 44114

T: 216/664-2210 F: 216/664-3281

[www.planning.city.cleveland.oh.us](http://www.planning.city.cleveland.oh.us)

# Planning Commission Agenda

Friday, November 15, 2019

**REVISED DRAFT**

Room 514, Cleveland City Hall, 9:00am

## SPECIAL PRESENTATIONS

1. Franklin Boulevard Traffic Calming Study TLCI Plan  
Presenter: Andrew Stahlke, NOACA

## LOT CONSOLIDATIONS/SPLITS

1. For PPNs# 006-22-033, -032, -031, -030, -029, & -049  
Project Addresses: 4501, 4429, 4423, 4415, Fenwick Avenue; (no address) Walworth Road  
Project Representative: Gene Mulligan, Fenwick Avenue Development  
**Note: this item was Tabled by the Planning Commission on November 1, 2019.**
2. For PPNs# 132-03-018 & -044  
Project Location: Gerome Court and East 71<sup>st</sup> Street  
Project Representative: Gillian Hall, B.R. Knez Construction

## TOWNHOUSE DEVELOPMENT IN A TWO-FAMILY DISTRICT

1. For PPN# 003-26-054  
Project Address: 3210 Franklin Boulevard  
Project Representative: Michael DeCesare, Case Development  
**Note: this project was Disapproved by the Planning Commission on May 3<sup>rd</sup>, 2019, and remanded to the Planning Commission by a Board of Zoning Appeals decision of October 28, 2019.**
2. For PPNs# 004-18-073, -074, 077, -163, & 004-19-195  
Project Addresses: 2277 West 6<sup>th</sup> Street (for first parcel listed; all others have no address in County database)  
Project Representative: Andrew Gottlieb, Keystate Homes

## MANDATORY REFERRALS

1. Resolution No. 1328-2019(Ward 3/Councilmember McCormack): Declaring the intent to vacate a portion of West 37<sup>th</sup> Place and West 36<sup>th</sup> Street.
2. Ordinance No. 77-18(Ward 3/Councilmember McCormack): Changing the Use, Area and Height Districts of parcels in the Flats along the West bank of the Cuyahoga River. **This piece was Approved by the Planning Commission on February 2nd, 2018. Now Amended to Remove the Urban Form Overlay. Amended legislation Tabled by the Planning Commission on October 18, 2019.**
3. Ordinance No. xxx-2019(Ward 6/Councilmember Griffin): Authorizing the Director of Economic Development to direct the City of Cleveland to enter into the chain-of-title for certain properties associated with First Interstate Properties, Ltd. or its designee



for an 80-unit residential development at 12201 Larchmere Boulevard for the purpose of entering into a non-school Tax Increment Finance agreement for up to 30 years.

#### **ADMINISTRATIVE APPROVALS**

1. Ordinance No. 1362-2019(Ward 13/Councilmember Kelley): Determining the method of making the public improvement of rehabilitating and replacing the Muriel Avenue area sewer system, which may include but not be limited to sewer replacement and rehabilitation, and installing manholes and catch basins; authorizing the Director of Public Utilities to enter into one or more public improvement contracts for the making of the improvement; and authorizing the director to apply for and accept any loans or grants from any public or private entity, including but not limited to, the Northeast Ohio Regional Sewer District for Community Cost Share Program funding; and authorizing the Commissioner of Purchases and Supplies to acquire, accept, and record for right-of-way purposes any real property and easements necessary to make the improvement.

#### **EAST DESIGN REVIEW**

1. EAST2019-027 - Slavic Village Gateway Mixed-Use Housing Complex New Construction: Seeking Schematic Design Approval  
Project Address: 5163 Broadway Avenue  
Project Representative: Andrew Kalnitsky, NRP Group
2. EAST2019-028 - Proposed Demolition of a Two-Story Mixed Use Building: Seeking Final Approval per §341.08 of the Cleveland Codified Ordinances  
Project Address: 4636 Broadway Avenue  
Project Representative: Woo Jun, City of Cleveland
3. EAST2019-030 - Exterior Renovation of a 2 ½-Story Daycare Facility: Seeking Final Approval  
Project Address: 3271 East 55<sup>th</sup> Street  
Project Representative: DaVaughn Sims, All Around Children

#### **NEAR WEST DESIGN REVIEW**

1. NW2019-xxx - Proposed Demolition of a 1-Story Commercial Building: Seeking Final Approval per §341.08 of the Cleveland Codified Ordinances  
Project Address: 4278 State Road  
Project Representative: John Wojtila, Zaremba
2. NW2019-027 - Dollar General New Construction: Seeking Schematic Design Approval  
Project Address: 4323 Pearl Road  
Project Representative: John Wojtila, Zaremba
3. NW2019-034 - Starbucks Café New Construction: Seeking Final Approval  
Project Location: Outlot in Steelyard Commons  
Project Representative: Stephen Pickett, First Interstate



### **SPECIAL PRESENTATIONS**

1. Lake Avenue Master Plan

Presenter: Ted Ferringer, Bialosky Cleveland

### **SPECIAL PRESENTATIONS - Public Art**

1. Ward 7 Mural Project  
Project Address: 8806 Hough Avenue  
Project Representatives: Joi Carter, MidTown Cleveland  
Brandon Graves, Artist
2. Ward 7 Mural Project  
Project Address: 7724 Lexington Avenue  
Project Representatives: Joi Carter, MidTown Cleveland  
Brandon Graves, Artist
3. NE2019-041 - Ward 7 Mural Project  
Project Address: 7909 Superior Avenue  
Project Representatives: Joi Carter, MidTown Cleveland  
Brandon Graves, Artist
4. NE2019-044 - Ward 7 Mural Project  
Project Address: 6203 Superior Avenue  
Project Representatives: Joi Carter, MidTown Cleveland  
Brandon Graves, Artist
5. NE2019-043 - Ward 7 Mural Project  
Project Address: 7710 Superior Avenue  
Project Representatives: Joi Carter, MidTown Cleveland  
Brandon Graves, Artist
6. NE2019-042 - Ward 7 Mural Project  
Project Address: 7713 Superior Avenue  
Project Representatives: Joi Carter, MidTown Cleveland  
Brandon Graves, Artist
7. Ward 7 Mural Project  
Project Address: 1787 East 55<sup>th</sup> Street  
Project Representatives: Joi Carter, MidTown Cleveland  
Brandon Graves, Artist

### **DIRECTOR'S REPORT**